

Middletown Public Schools -Board of Education

Facilities Committee Meeting Minutes

Held on October 15, 2014 at the Middletown High School Media Center

Called to Order at 5:34 PM

Members present:

Vincent Loffredo, Dr. Patricia Charles, Judy Yoder, David Bauer, John Giuliano, Marco Gaylord, Steven Kovach, Principal Colleen Weiner and Building Superintendent Jeff Turro

Absent members were Cheryl McClellan, Thomas Serra and Ed McKeon

I. Tour of school lead by Colleen Weiner (Principal) and Building Superintendent Jeff Turro with discussion of the needs of the school as follows:

- Gym, small office, weight room and hallway have no heat or AC.
- Media Center needs to be reviewed for lock downs
- Parking lot and street lights are LED lights however, approximately fifteen (15) are not in working order
- Projector bulbs continue to burn out and the consensus is it is cheaper to replace the entire projector than replace the bulbs.
- Retaining wall remains a problem and this item is with the City Legal Department being reviewed further
- The locker room and pool area continue to experience several sewer back-ups. The drain in this area is pitched high so the water does not drain properly. Some makeshift floor cuts have been installed to help ease the drain issue. This area should be reviewed further for pitch issues
- The center courtyard is difficult to maintain by the grounds crew and the Principal would like this area to be more “user- friendly” to Staff and students. The question was asked if it is possible that the Vo-Ag students could care & maintain this area?
- The electrical outlets that are higher than the floor in the cafeteria need to be removed and capped off. The Facilities Department stated this is scheduled to be done on holiday break.
- The cafeteria seems very humid and remains moist and this could be caused by a lack of ventilation. This item needs to be reviewed by a Mechanical Engineer
- The set of double doors in cafeteria seems to be a safety issues. The design did not allow for enough space to allow the magnitude of students that pass through these daily for lunch

- The art and pottery rooms are inappropriate sized rooms and might not suffice to be used for emergencies. Dr. Charles asked if a larger sized generator could be used to accommodate this area.
- The balancing of air conditioning and heat are priorities in both buildings.
- The Vo-Ag area is much colder than the main school especially in the winter which is a problem for the small animals in the lab.
- There are a few skylights in the gym that continue to experience problems
- Small paper dots appear throughout the building which the Principal states were left there from the contractor who constructed the building. These are more than likely in-complete punch list items

II. Update for Middletown High School Wall Repair

This items remains on-going at this time due to the fact that there are still some unresolved issues left at the school (purchase orders etc.).

III. FCAP Update

Judy Yoder and Vinnie Loffredo have met and developed a spreadsheet for the upcoming October 29th Finance and Government meeting. This spreadsheet will consist of a 5-year plan for the Schools and will include the Facilities Committee spreadsheet of school items as well.

IV. Status and Update of School Safety Infrastructure.

The Facilities Department and the BOE continue to work on the updated Safety Plan in accordance with State Regulations.

V. Overview of Previously Visited Schools

Woodrow Wilson Middle School and Keigwin are high on the list for renovations.

VI. Summer Heat Issues and Solutions

There are some problems with the heat issues throughout the district but especially at Woodrow Wilson Middle School where a long range plan will need to be implemented along with a cost to upgrade the HVAC at this building. Middletown High School along with VO-AG have heat/cold issues that need to be reviewed. Sodexo is in discussions with their Mechanical Engineer for suggested recommendations. Long term solutions need to be implemented especially in the small animal lab area. Most buildings have set points of (74-76 degrees) but there may be a lingering balance issue that needs to be reviewed. Judy Yoder stated that the units that were utilized at Woodrow Wilson Middle School this summer cost between \$1200 and \$2200 for a week. To replicate this for next year a review of the electrical panels throughout the schools needs to be reviewed by the Electrical Technician. John Giuliano stated that he would be nervous to use anything additional at Macdonough along with the other equipment in fear of overloading the

circuits. David Bauer thought it was a major project when Wesley and Lawrence had switched over to air-conditioning and questioned as to if we were going to be working with Honeywell. Judy Yoder brought the fact that Honeywell maintains the systems but does not install and the mechanical engineer will decide, suggest and or recommend how to make the system more efficient. Judy would prefer an outside source and then ask Honeywell to review. David Bauer said not to forget that the emergency Management shelter is also located at the school and that system needs to be done properly.

*VII. Farm Hill Bus Loop Project

The Farm Hill Bus Loop will bid after the first of the year. The construction and relocation of the main office will be deferred to another time

*VIII. Woodrow Wilson Track Update

Judy Yoder distributed an email update (dated 9/29/14) pertaining to this project. Bidding will commence sometime in late December.

* - Information that Vinnie Loffredo had asked Judy Yoder to send to Board members.

Future meetings are at the following locations:

- 11/19/14 meeting will be at Farm Hill School
- 12/17/14 meeting will be at Moody School and
- 01/21/15 meeting will be at Bielefield School

Meeting adjourned 7:03 PM.

Minutes recorded by Leslie A. Spatola,

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Committee Recording Secretary